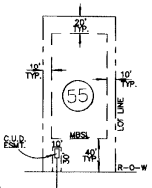
CERTIFICATE OF WATER
I HEREBY CERTIFY THAT THE SUBDIVISION PLAT ENTITLED " DIAMOND CREST PHASE 2" HAS BEEN APPROVED BY THE ENGINEERS FOR CONSOLIDATED UTILITIES DISTRICT OF RUTHERFORD COUNTY FOR WATER SERVICE, PROVIDED, HOWEVER, THAT THE LINES VALVES, AND FITTINGS MUST BE INSTALLED IN ACCORDANCE WITH C.U.D. SPECIFICATIONS AS DETERMINED BY ITS ENGINEERS. NO WATER SERVICE WILL BE PROVIDED UNTIL THAT CERTIFICATION HAS BEEN MADE IN WRITING.

Larry K. McElroy 12-28-04
MANAGER, CONSOLIDATED UTILITY DISTRICT OF DATE

CERTIFICATE OF APPROVAL OF STEP SYSTEM
I HEREBY CERTIFY THAT THE SUBDIVISION PLAT ENTITLED " DIAMOND CREST PHASE 2" HAS BEEN RECEIVED BY CONSOLIDATION UTILITY DISTRICT FOR REVIEW AND SOILS ANALYSIS. DESIGN AND CONSTRUCTION WILL MEET CONSOLIDATED UTILITY DISTRICT'S SPECIFICATIONS. CONSTRUCTION WILL NOT START UNTIL A NOTICE TO PROCEED IS GIVEN BY CONSOLIDATED UTILITY DISTRICT.

Larry K. McElroy 12-28-04
MANAGER, CONSOLIDATED UTILITY DISTRICT OF DATE
ROANOKE SUBDIVISION SEC. IV RUTHERFORD COUNTY.
PLAT BK. 12 PG. 190

NOTES
1. IT IS THE RESPONSIBILITY OF EACH RESIDENTIAL BUILDER TO DESIGN AND CONSTRUCT A SUITABLE GRADING AND DRAINAGE SCHEME, WHICH WILL CONVEY SURFACE WATER, WITHOUT PONDING IN THE LOT OR UNDER THE HOUSE, FROM HIS STRUCTURE TO THE DRAINAGE SYSTEM CONSTRUCTED BY THE SUBDIVISION DEVELOPER.
2. PARCELS MAY BE SUBJECT TO ADDITIONAL EASEMENTS AND/OR RESTRICTIONS, BY RECORD OR PRESCRIPTION THAT A COMPLETE TITLE SEARCH MAY REVEAL.
3. PUBLIC UTILITY EASEMENTS, IF AND WHERE SHOWN HEREON ARE INTENDED TO INDICATE AN EASEMENT FOR CONSTRUCTION, MAINTENANCE, AND OPERATION OF PUBLIC UTILITIES AND DRAINAGE WAYS, INCLUDING, BUT NOT LIMITED TO, SANITARY SEWERS, FORCE MAINS, WATER LINES, TELEPHONE SIGNAL CONDUITS, ELECTRIC CONDUCTORS, DRAINAGE PIPES, AND NATURAL GAS LINES.
4. IN TENNESSEE IT IS A REQUIREMENT PER "THE UNDERGROUND UTILITY DAMAGE PREVENTION ACT" THAT ANYONE WHO ENGAGES IN EXCAVATION MUST NOTIFY ALL KNOWN UNDERGROUND UTILITY OWNERS, NO LESS THAN THREE NOR MORE THAN TEN WORKING DAYS OF THEIR INTENT TO EXCAVATE. A LIST OF THESE UTILITIES MAY BE OBTAINED FROM THE COUNTY REGISTER OF DEEDS. THOSE UTILITIES THAT PARTICIPATE IN THE TENNESSEE ONE CALL SYSTEM CAN BE NOTIFIED BY CALLING TOLL FREE 1-800-366-1967.
5. PERMANENT OR TEMPORARY SOIL STABILIZATION SHALL BE APPLIED TO DENUDED AREAS WITHIN 15 DAYS AFTER FINAL GRADE IS REACHED ON ANY PORTION OF THE SITE. SOIL STABILIZATION SHALL ALSO BE APPLIED WITHIN 15 DAYS TO THE DENUDED AREAS WHICH MAY NOT BE AT FINAL GRADE, BUT WILL REMAIN DORMANT (UNDISTURBED) FOR LONGER THAN 60 DAYS.
6. PROPERTIES ADJACENT TO THE SITE OF LAND SHALL BE PROTECTED FROM SEDIMENT DEPOSITION. THIS MAY BE ACCOMPLISHED BY PRESERVING A WELL-VEGETATED BUFFER STRIP AROUND THE LOWER PERIMETER OF THE LAND DISTURBANCE; BY INSTALLING PERIMETER CONTROLS SUCH AS SEDIMENT BARRIERS, FILTERS OR DIKES, OR SEDIMENT BASINS; OR BY A COMBINATION OF SUCH MEASURES.
7. NO FILL MATERIAL, RUBBISH, OR BUILDING MAY BE PLACED IN ANY NATURAL DRAINAGE WAY, SUCH AS STREAM BEDS, SINKHOLES, UNDERGROUND STREAMS OR CHANNELS, OR WET WEATHER STREAM BEDS OR FLOODWAYS.
8. THIS PROPERTY LIES WITHIN ZONES "X" AND "AE" AS SHOWN, PER FEMA FIRM MAPS FOR RUTHERFORD COUNTY, MAP NO. 47149C0135 E, EFFECTIVE DATE: MAY 18, 1998.
9. MINIMUM SETBACK LINES FOR LOTS AS SHOWN HEREON UNLESS NOTED OTHERWISE FRONT = 40 FT. / SIDE = 10 FT. / REAR = 20 FT.
10. PROPERTY IS CURRENTLY ZONED R-15.
11. BEING THE PROPERTY CONVEYED TO I.L. HOPKINS AND I.L. HOPKINS, JR. IN RECORD BOOK 251, PAGE 2305 AND RECORD BOOK 251, PAGE 2308, REGISTERS OFFICE, RUTHERFORD COUNTY, TN.
12. LOT 200 (0.64 ACRES) ARE TO BE DEDICATED TO CONSOLIDATED UTILITY DISTRICT.
13. A SIGN NOTIFYING THE PUBLIC THAT THIS SUBDIVISION IS SERVICED BY A DECENTRALIZED SEWER SYSTEM SHALL BE PLACED AND MAINTAINED BY THE DEVELOPER UNTIL ALL HOMES ARE BUILT AND OCCUPIED.
14. C.U.D. ACCESS TO THE SEPTIC TANK SHALL BE UNENCUMBERED BY FENCING OR LANDSCAPING. A PERMANENT ACCESS EASEMENT EXISTS ON EACH LOT AT THE SEPTIC TANK LOCATION. THIS EASEMENT IS INTENDED TO ASSURE SERVICE AND REPAIR ACCESS TO THE SEPTIC TANK.
15. THE TOTAL NUMBER OF LOTS IS 63 WITH 1 LOT DEDICATED TO STEP SYSTEM.
16. THE LOCATIONS OF ALL FIRE HYDRANTS WILL BE DETERMINED BY C.U.D. INCOMPLIANCE WITH THE RUTHERFORD COUNTY SUBDIVISION REGULATIONS.



LOT & SEPTIC EASEMENT DETAIL

Jennifer M Gerhart, Register
Rutherford County Tennessee
Rec #: 440523 Instrument 1360607
Rec'd: 15.00 Bk: 80 Pg 993
State: 0.00 Recorded
Clerk: 0.00 8/9/2005 at 3:30 pm
RDF: 2.00 in Plat Cabinet
Total: 17.00 29 Pages 70-70

OWNER/DEVELOPER:
DIAMOND CREST PARTNERSHIP
7260 POWELL'S CHAPEL ROAD
MURFREESBORO, TN 37129

DEED REFERENCE:
DEED BOOK 251, PG 2308
DEED BOOK 251, PG 2305
TOTAL AREA ON PLAT = 27.679 ACRES

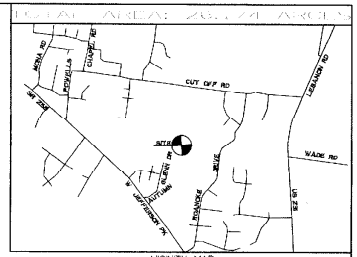
PROPERTY MAP REFERENCE:
MAP 36, PARCEL 84.01

DIAMOND CREST SUBDIVISION PHASE 1 PLAT BK. 27 PG. 87

LEGEND
EXISTING IRON ROD
SET IRON ROD
STEP SYSTEM FORCE MAIN
WATER LINE

NUM	DELTA	ARC	RADIUS	BEARING	DISTANCE
C1	90°00'00"	47.12'	30.00'	N40°25'10"W	42.43'
C2	90°00'00"	47.12'	30.00'	N49°34'50"E	42.43'
C3	22°58'09"	100.22'	250.00'	S83°06'22"W	99.55'
C4	1°52'10"	8.16'	250.00'	S70°41'15"W	8.16'
C5	90°00'00"	47.12'	30.00'	S65°14'50"E	42.43'
C6	25°05'07"	87.56'	200.00'	S7°42'16"E	86.87'
C9	4°58'41"	21.72'	250.00'	S22°05'57"W	21.71'
C10	20°06'26"	87.73'	250.00'	S11°11'36"E	87.29'
C11	90°00'00"	47.12'	30.00'	N24°45'10"E	42.43'
C12	90°00'00"	47.12'	30.00'	S65°14'50"E	42.43'
C13	25°05'07"	87.56'	200.00'	S7°42'16"E	86.87'
C14	7°59'05"	50.52'	362.50'	S8°49'51"W	50.48'
C15	4°04'41"	24.80'	348.50'	S14°41'44"W	25.80'
C17	5°08'36"	37.15'	412.50'	S14°19'18"W	37.14'
C18	6°54'06"	49.69'	412.50'	S8°17'23"W	49.66'
C19	12°46'29"	55.69'	250.00'	S13°37'57"E	55.77'
C20	12°16'38"	53.57'	250.00'	S14°06'31"E	53.47'
C21	90°00'00"	47.12'	30.00'	N24°45'10"E	42.43'
C22	24°50'15"	108.38'	250.00'	S82°10'18"W	107.53'
C23	25°05'07"	109.46'	250.00'	S7°42'16"E	108.58'
C24	12°03'48"	86.85'	412.50'	S10°52'11"W	86.69'
C26	25°05'07"	109.46'	250.00'	S7°42'16"E	108.58'

NUM	DISTANCE	BEARING
L1	1.12'	S80°20'11"E
L2	9.40'	N20°14'50"W
L3	9.40'	S20°14'50"E
L4	8.04'	S20°14'50"E
L5	8.04'	S20°14'50"E
L6	16.66'	S84°56'06"E
L7	17.37'	S04°50'18"W
L8	33.63'	S16°54'04"W
L9	47.80'	N04°50'18"E
L10	50.01'	S85°33'48"E
L11	48.62'	S04°50'18"W
L12	49.52'	N34°34'50"E



VICINITY MAP

CERTIFICATE OF OWNERSHIP AND DEDICATION
I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNERS OF THE "DIAMOND CREST" PROPERTY" SHOWN HEREON AS DESCRIBED IN RECORD BOOK 251, PAGE 2305 AND RECORD BOOK 251, PAGE 2308 AND THAT I (WE) ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS AND OTHER OPEN SPACES TO PUBLIC AND PRIVATE USE AS NOTED.

James Lewis Hopkins Jr. 12/28/04
OWNER DATE
Martha C. Hopkins 12-28-04
OWNER DATE
"DIAMOND CREST, A PARTNERSHIP"

CERTIFICATE OF APPROVAL OF ELECTRIC POWER SERVICE
I HEREBY CERTIFY THAT THE SUBDIVISION PLAT ENTITLED " DIAMOND CREST PHASE 2" HAS BEEN APPROVED BY THE DEVELOPMENT ENGINEER FOR MIDDLE TENNESSEE ELECTRIC MEMBERSHIP CORPORATION (MTEMC), FOR ELECTRIC POWER SERVICE, THAT THE SUBDIVISION IS WITHIN THE SERVICE AREA OF MTEMC AND THAT MTEMC IS ABLE TO PROVIDE ELECTRIC SERVICE TO THE SUBDIVISION SUBJECT TO THE OWNER COMPLYING WITH THE APPLICABLE RULES AND REGULATIONS OF MTEMC. NO ELECTRIC POWER SERVICE WILL BE PROVIDED UNTIL MTEMC REQUIREMENTS FOR ELECTRIC POWER SERVICE HAVE BEEN MET AND APPROVED IN WRITING BY THE DULY AUTHORIZED REPRESENTATIVE.

Tonya Barnes 12/28/04
POWER SYSTEM OFFICIAL DATE

CERTIFICATE OF APPROVAL FOR RECORDING
I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR RUTHERFORD COUNTY, TENNESSEE, WITH THE EXCEPTIONS OF SUCH VARIANCES, IF ANY, AS NOTED IN THE MINUTES OF THE PLANNING COMMISSION AND THAT IT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF COUNTY REGISTRAR.

CHAIRMAN, PLANNING COMMISSION DATE Jan. 10, 2005
SECRETARY DATE 8/9/05

CERTIFICATE OF ACCURACY
I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS A TRUE AND CORRECT SURVEY TO THE ACCURACY REQUIRED BY THE RUTHERFORD COUNTY, TENNESSEE PLANNING COMMISSION THAT THE PRECISION OF THE UNADJUSTED SURVEY IS GREATER THAN 1:10,000 AND THAT THE MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON TO THE SPECIFICATIONS OF THE STATE BOARD OF EXAMINERS FOR LAND SURVEYORS.

REGISTERED SURVEYOR DATE

I hereby certify that this plat has been reviewed and payment received for the Rutherford County Development Tax.
Tax Certificate No. 1351 MN
Rutherford County Regional Planning Commission

LARRY K. SWORDS, JR. REGISTERED LAND SURVEYOR AGRICULTURE NO. 1806 STATE OF TENNESSEE

FINAL PLAT
ON
DIAMOND CREST PHASE 2
5th CIVIL DISTRICT
RUTHERFORD COUNTY, TENNESSEE

100 0 100 200 300
Scale 1" = 100'

S & A SURVEYING, INC
306 BLUEGRASS CIRCLE
LEBANON, TN 37090
(615) 394-7564

DATE: NOVEMBER 8, 2004
REVISED: DECEMBER 1, 2004
REVISED: DECEMBER 26, 2004

PLAT BOOK, 29 PAGE 70
TIME OF RECORDING: 3:30 P.M.
DATE OF RECORDING: August 9, 2005